

The following site is being submitted for inclusion into the GIS registry:

This is a:	New Submittal
BRRTS ID (no dashes):	0305000867
Comm # (no dashes):	54303355715
County:	Brown
Region:	Commerce
Site name:	Port Plaza Auto
Street Address:	615 Mather St
City:	Green Bay
Closure Date	2000-08-17
Closure Conditions:	met
Offsite contamination?	No
Right-of-way contamination?	No
Contaminated media:	Groundwater
GPS Coordinates (meters in the <b>WTM91</b> projection)	
Easting (X):	677324.816561929
Northing (Y):	452115.032955323
Submitted by:	Cheryl Nelson

#### Checklist

- ☒ Final Closure Letter
- ☒ Copy of recorded deed Instrument for any property with GW >NR140 ES
- ☒ General Location Map
- ☒ Detailed Location Map showing property boundaries, buildings, etc for properties with GW >NR140 ES
- ☒ Latest Map(s) showing extent or outline of current GW plume
- ☒ GW flow direction
- ☒ MW(s) and/or potable wells
- ☒ Latest Table of GW results

August 18, 2000

Mr. Randy Fritsch  
619 Mather Street  
Green Bay WI 54303

RE: CASE CLOSURE **Approved**  
COMMERCE #54303-3557-15  
Port Plaza Auto, 619 Mather Street, Green Bay, WI

Dear Mr. Fritsch;

The Department is receipt of documentation that the conditions necessary for site closure detailed in the *CASE CLOSURE CONDITIONAL UPON RECEIPT OF DOCUMENTATION* letter dated April 7, 2000 have been met. The Department considers that no further action is necessary and has updated our database to reflect this closure.

Thank you for your efforts in restoring Wisconsin's environment. If you have any additional questions, please call the number listed below.

Sincerely,



Dee Zoellner  
Site Reviewer  
Bureau of PECFA  
Phone 920-424-0046

cc. Dennis Greil - ECCI

1765396

Document Number

NOTICE OF CONTAMINATION TO  
PROPERTY

BROWN COUNTY  
REGISTER OF DEEDS  
CATHY WILLIQUETTE

2000 AUG -1 P 2:44

Legal Description of the Property: In Re:

Lot 131, Elmore's Addition, according to the recorded Plat  
thereof, in the City of Green Bay, West side of the Fox River,  
Brown County, Wisconsin.

I, Cathy Williquette, Brown County Register of  
Deeds, do hereby certify that this is a true and  
correct copy of the original record on file in  
the Brown County Register of Deeds Office,  
Green Bay, Wisconsin.

I herewith set my hand and official seal this  
1st day of AUGUST A.D. 2000

*Cathy Williquette*

REGISTER OF DEEDS

Recording Area

Name and Return Address

Randal D. Fritsch  
619 Mather St.

Green Bay Wi. 54303

Parcel Identification Number (PIN)

STATE OF WISCONSIN )

)

ss

COUNTY OF BROWN )

RECEIVED

AUG 17 2000

Section 1. Randy Fritsch is the owner of the above-described property.

ERS DIVISION

Section 2. One or more petroleum discharges have occurred on this property.  
Petroleum contaminated groundwater above NR 140 enforcement standards and soils  
above NR 720 residual contaminant levels of the Wisconsin Administrative Code exists  
on this property.

Section 3. The owner hereby declares that all of the property described above is held  
and shall be held, conveyed or encumbered, leased, rented, used, occupied and improved  
subject to the following limitation and restrictions:

Anyone who proposes to construct or reconstruct a well on this property is  
required to contact the Department of Natural Resources' Bureau of Drinking  
Water and Groundwater, or its successor agency, to determine what specific  
requirements are applicable, prior to constructing or reconstructing a well on this  
property. No well may be constructed on this property unless applicable  
requirements are met.

Residual petroleum contaminated soil remains on this site. It has been shown that these levels are protective of health and the environment. If this contaminated soil is excavated in the future, it may be considered a solid waste and will need to be disposed in accordance with all applicable laws.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Commerce, or its successor, issue a determination that the restrictions set forth in this covenant are no longer required. That property owner shall provide any and all necessary information to the Department in order for the Department to be able to make a determination. Upon receipt of such a request, the Department shall determine whether or not the restrictions contained herein can be extinguished. Conditions under which a restriction may be extinguished will be determined in accordance with the specific standards, rules and laws for this property. If the Department determines that the restrictions can be extinguished, an affidavit, attached to a copy of the Department's written determination, may be recorded to give notice that this deed restriction, or portions of this deed restriction, are no longer binding. Any restriction placed upon this property shall not be extinguished without the Department's written determination.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 1 day of Aug, 2000.

Signature: [Signature]  
Printed Name: Randal D. Fritsch

Subscribed and sworn to before me  
this 1 day of Aug, 2000  
[Signature] Sheri T. Mancj  
Notary Public, State of WI  
My commission 10-28-02

This document was drafted by the Wisconsin Department of Commerce.

# Figure 1 - Site Location Map

A detailed street map of Green Bay, Wisconsin, showing the location of the Port Plaza Auto at 619 Ashland Ave. The map includes major roads like Highway 189 and Highway 54, and various parks and landmarks such as Fort Howard Park, Fisk Park, and Bay Beach Amusement Park. The map is oriented with North at the top.

Mather Street

Greater than  
NR 140.10 ES

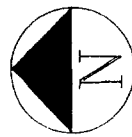
Ashland Avenue

alley

Building

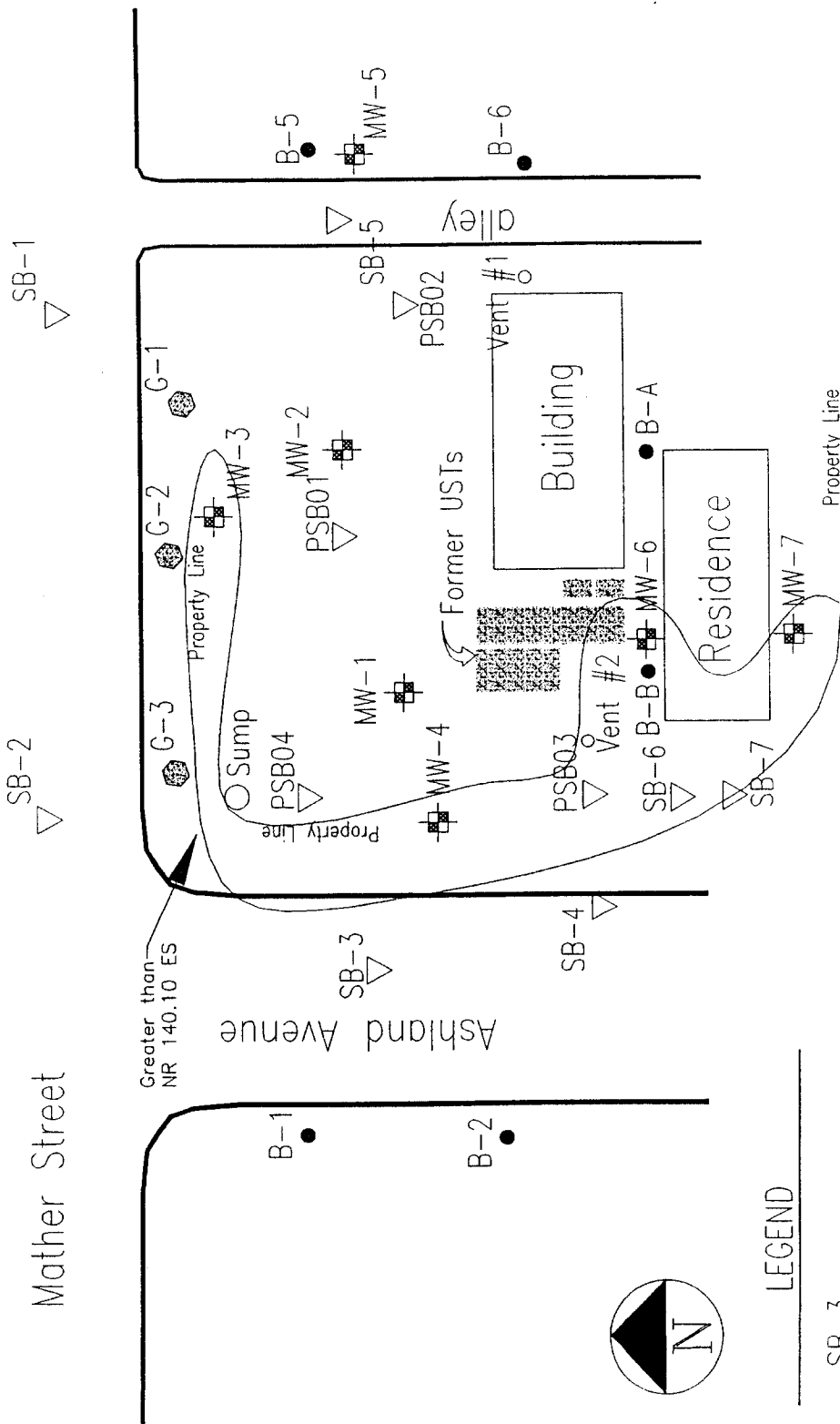
Residence

Property Line

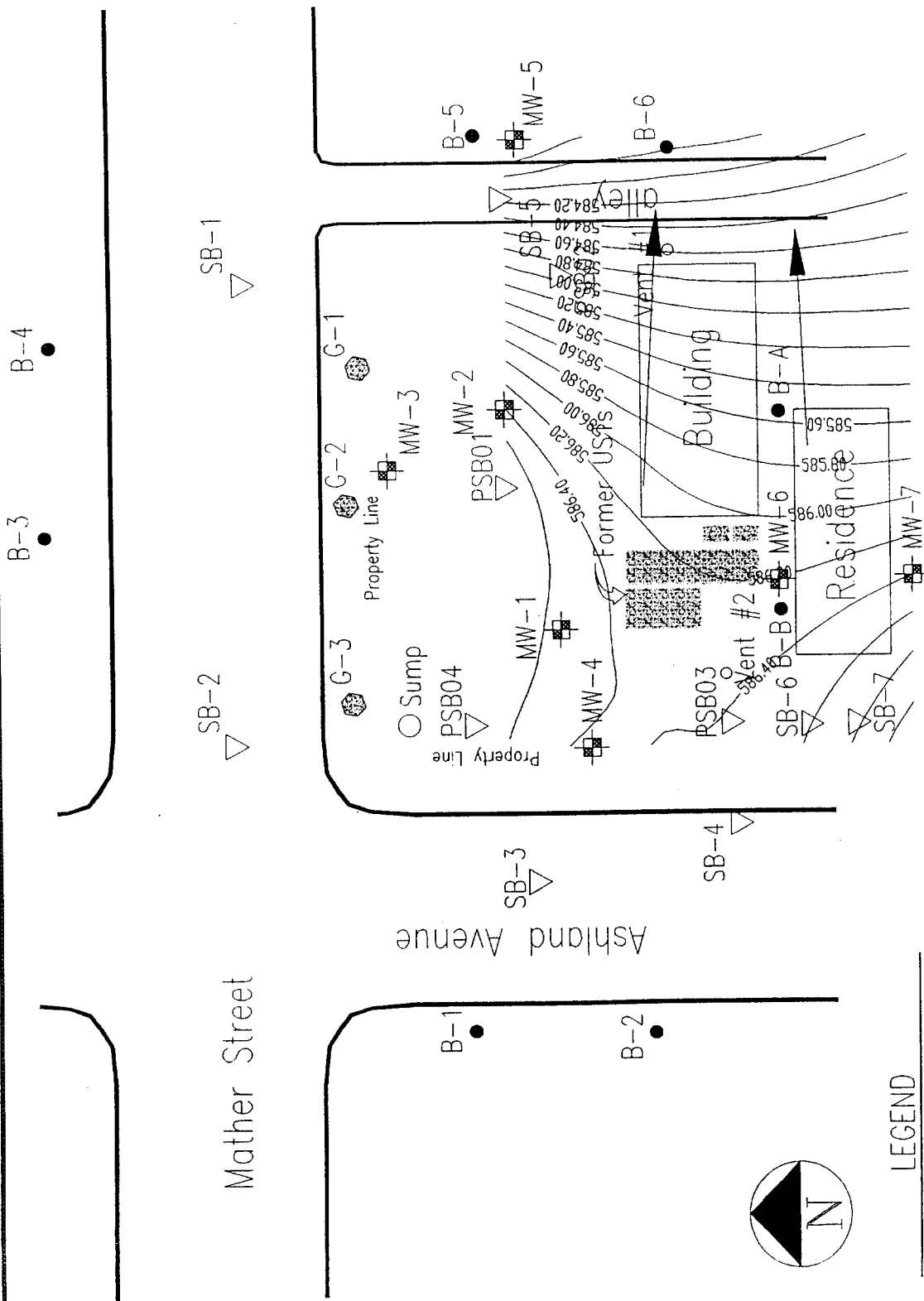


# LEGEND

- SB-3 ▽ MMA Soil Boring Locations
- G-3 ● Giles Soil Boring Locations
- B-3 ● ECCI Soil Boring Locations
- ECCI Monitoring Well Locations



Port Plaza Auto LUST Site		
Figure 9 - Estimated Area of Contaminated Groundwater		
SCALE: 1" = 40'	DATE: 11-11-99	BY: DCG
Environmental Compliance Consultants, Inc.		



# LEGEND

- SB-3 MMA Soil Boring Locations
- G-3 Giles Soil Boring Locations
- B-3 ECCI Soil Boring Locations
- ECCI Monitoring Well Locations

Port Plaza Auto LUST Site	
Figure 7 - Groundwater	
Contour Map - 02 Sep 99	
SCALE: 1" = 40'	DATE: 11-11-99
Environmental Compliance Consultants, Inc.	
BY: DCG	

## Port Plaza Auto

### Summary of Groundwater Analytical Results – MW-1

Date-->			06/10/98	10/14/98	03/18/99	09/08/99
Parameter	Units	ES/PAL	*			
Benzene	ug/l	5/0.5	<0.5	<0.5	<0.26	<0.26
n-Butylbenzene	ug/l	NE	<0.5	<0.5	na	na
sec-Butylbenzene	ug/l	NE	<0.5	<0.5	na	na
p-Isopropyltoluene	ug/l	NE	<0.5	<0.5	na	na
Ethyl-benzene	ug/l	700/140	<0.5	<0.5	<0.24	<0.24
MTBE	ug/l	60/12	<0.2	<0.2	<0.22	<0.22
Toluene	ug/l	343/68.6	<0.5	<0.5	<0.21	<0.21
1,2,4- Trimethylbenzene	ug/l	480/96	<1.0	<1.0	<0.86	<0.86
1,3,5- Trimethylbenzene	ug/l		<1.0	<1.0	<0.54	<0.54
Total Xylenes	ug/l	620/124	<0.5	<0.5	<1.34	<1.34
Lead	ug/l	15/1.5	<b>2.2</b>	<1.5	<1.6	na
Iron	mg/L	NE	na	<0.05	na	4
Alkalinity	mg/L	NE	na	210	na	470
Nitrate/Nitrite	mg/L	10/2	na	0.15	na	0.056
Sulfate	mg/L	NE	na	16	na	63
Temperature			na	19.8	na	24.3
Dissolved Oxygen			na	1.13	na	1.23
pH			na	na	na	7.6

Notes:

Bold = Exceedence of PAL

NE = Not established

Shaded = Exceedence of Enforcement Standards

na = Parameter not analyzed

\* = Methylene chloride detected within this sample



# Port Plaza Auto

## Summary of Groundwater Analytical Results – MW-2

Date-->			06/10/98	10/14/98	03/18/99	09/02/99
Parameter	Units	ES/PAL				
Benzene	ug/l	5/0.5	<0.5	<0.5	<0.26	<0.26
n-Butylbenzene	ug/l	NE	<0.5	<0.5	na	na
sec-Butylbenzene	ug/l	NE	<0.5	<0.5	na	na
p-Isopropyltoluene	ug/l	NE	<0.5	<0.5	na	na
Ethyl-benzene	ug/l	700/140	<0.5	<0.5	<0.24	<0.24
MTBE	ug/l	60/12	<0.2	<0.2	<0.22	<0.22
Toluene	ug/l	343/68.6	<0.5	<0.5	<0.21	<0.21
1,2,4- Trimethylbenzen	ug/l	480/96	<1.0	<1.0	<0.86	<0.86
1,3,5- Trimethylbenzen	ug/l		<1.0	<1.0	<0.54	<0.54
Total Xylenes	ug/l	620/124	<0.5	<0.5	<1.34	<1.34
Lead	ug/l	15/1.5	<b>2.2</b>	<1.5	<1.6	na
Iron	mg/L	NE	na	0.06	na	<0.027
Alkalinity	mg/L	NE	na	570	na	500
Nitrate/Nitrite	mg/L	10/2	na	0.2	na	1.1
Sulfate	mg/L	NE	na	42	na	65
Temperature			na	19.2	na	22.8
Dissolved Oxygen			na	1.15	na	1.19
pH			na	na	na	7.6

### Notes:

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na = Parameter not analyzed

# Port Plaza Auto

## Summary of Groundwater Analytical Results – MW-3

Date-->			06/10/98	10/14/98	03/18/99	09/02/99
Parameter	Units	ES/PAL	*			
Benzene	ug/l	5/0.5	1300	1300	890	650
n-Butylbenzene	ug/l	NE	31	<50	na	na
sec-Butylbenzene	ug/l	NE	1.5	<50	na	na
p-Isopropyltoluene	ug/l	NE	2	<50	na	na
Ethyl-benzene	ug/l	700/140	12	<b>300</b>	<b>180</b>	<b>190</b>
MTBE	ug/l	60/12	4.5	<20	<2.2	<1.1
Toluene	ug/l	343/68.6	25	<50	10	8.9
1,2,4- Trimethylbenzene	ug/l	480/96	3.3	120	58	18
1,3,5- Trimethylbenzene	ug/l		63	<100	<5.4	<2.7
Total Xylenes	ug/l	620/124	<b>240</b>	<b>180</b>	108	101
Lead	ug/l	15/1.5	<b>3.5</b>	<1.5	<1.6	na
Iron	mg/L	NE	na	3.9	na	8.3
Alkalinity	mg/L	NE	na	480	na	530
Nitrate/Nitrite	mg/L	10/2	na	0.055	na	0.077
Sulfate	mg/L	NE	na	<5.0	na	11
Temperature			na	16.8	na	20.5
Dissolved Oxygen			na	0.89	na	1.1
pH			na	na	na	7.6

### Notes:

Bold = Exceedence of PAL

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na = Parameter not analyzed

\* = Methylene chloride detected within this sample

# Port Plaza Auto

## Summary of Groundwater Analytical Results – MW-4

Date-->			06/10/98	06/10/98	10/14/98	03/18/99	09/02/99
Parameter	Units	ES/PAL	Duplicate		*		
Benzene	ug/l	5/0.5	250	360	770	410	480
n-Butylbenzene	ug/l	NE	56	93	28	na	na
sec-Butylbenzene	ug/l	NE	<25	<25	<10	na	na
p-Isopropyltoluene	ug/l	NE	<25	<25	<10	na	na
Ethyl-benzene	ug/l	700/140	55	87	460	920	780
Isopropylbenzene	ug/l		na	na	16	na	na
MTBE	ug/l	60/12	<10	<10	<4.0	<2.2	<1.1
n-Propylbenzene	ug/l	NE	<25	<25	32	na	na
Toluene	ug/l	343/68.6	<25	<25	<10	21	27
1,2,4- Trimethylbenzene	ug/l	480/96	690	870	500	1300	770
1,3,5- Trimethylbenzene	ug/l		250	340	140	220	69
Total Xylenes	ug/l	620/124	2000	2600	780	2910	1797
Lead	ug/l	15/1.5	8.8	10	<1.5	<1.8	na
Iron	mg/L	NE	na	na	4.3	na	6.7
Alkalinity	mg/L	NE	na	na	49	na	660
Nitrate/Nitrite	mg/L	10/2	na	na	0.054	na	0.068
Sulfate	mg/L	NE	na	na	14	na	10
Temperature			na	na	17.3	na	18.9
Dissolved Oxygen			na	na	0.98	na	0.91
pH			na	na	na	na	7.8

### Notes:

Bold = Exceedence of PAL

NE = Not established

Shaded = Exceedence of Enforcement Standards

na = Parameter not analyzed

\* = Methylene chloride detected within this sample

# Port Plaza Auto

## Summary of Groundwater Analytical Results – MW-5

Date-->			10/14/98	03/18/99	09/02/99
Parameter	Units	ES/PAL	*		
Benzene	ug/l	5/0.5	<0.5	<b>0.87</b>	<b>4.8</b>
n-Butylbenzene	ug/l	NE	<0.5	na	na
sec-Butylbenzene	ug/l	NE	<0.5	na	na
p-Isopropyltoluene	ug/l	NE	<0.5	na	na
Ethyl-benzene	ug/l	700/140	<0.5	3.1	33
MTBE	ug/l	60/12	<0.2	<0.22	<22
Toluene	ug/l	343/68.6	<0.5	0.36	0.48
1,2,4- Trimethylbenzene	ug/l	480/96	<1.0	<0.86	1.8
1,3,5- Trimethylbenzene	ug/l		<1.0	1.7	1.4
Total Xylenes	ug/l	620/124	<0.5	89	10.87
Lead	ug/l	15/1.5	<1.5	<1.6	na
Iron	mg/L	NE	0.18	na	9
Alkalinity	mg/L	NE	540	na	730
Nitrate/Nitrite	mg/L	10/2	0.17	na	0.067
Sulfate	mg/L	NE	47	na	9.1
Temperature			14.8	na	21.8
Dissolved Oxygen			1.07	na	1.25
pH			na	na	7.6

### Notes:

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NE = Not established

Shaded = Exceedence of Enforcement Standards

na = Parameter not analyzed

\* = Methylene chloride detected within this sample

# Port Plaza Auto

## Summary of Groundwater Analytical Results – MW-6

Date-->			10/14/98		03/18/99	09/02/99
Parameter	Units	ES/PAL	*	Duplicate		
Benzene	ug/l	5/0.5	68	54	38	36
n-Butylbenzene	ug/l	NE	76	68	na	na
sec-Butylbenzene	ug/l	NE	<25	<25	na	na
p-Isopropyltoluene	ug/l	NE	<25	<25	na	na
Ethyl-benzene	ug/l	700/140	<b>360</b>	<b>280</b>	<b>270</b>	<b>250</b>
MTBE	ug/l	60/12	<10	<10	1.2	<0.55
n-Propylbenzene	ug/l	NE	45	41	na	na
Toluene	ug/l	343/68.6	40	28	34	34
1,2,4- Trimethylbenzene	ug/l	480/96	370	300	330	210
1,3,5- Trimethylbenzene	ug/l		110	83	84	43
Total Xylenes	ug/l	620/124	630	480	560	460
Lead	ug/l	15/1.5	<1.5	<1.5	<1.6	na
Iron	mg/L	NE	<0.05	0.72	na	2.3
Alkalinity	mg/L	NE	460	530	na	260
Nitrate/Nitrite	mg/L	10/2	0.061	<0.05	na	0.054
Sulfate	mg/L	NE	10	25	na	14
Temperature			15.8	15.8	na	18.5
Dissolved Oxygen			0.68	0.68	na	1.14
pH			na	na	na	7.9

### Notes:

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NE = Not established

Shaded = Exceedence of Enforcement Standard

na = Parameter not analyzed

\* = Methylene chloride detected within this sample

# Port Plaza Auto

## Summary of Groundwater Analytical Results – MW-7

Date-->			10/14/98	03/18/99		09/02/99	
Parameter	Units	ES/PAL	Duplicate			Duplicate	
Benzene	ug/l	5/0.5	26	44	52	36	45
n-Butylbenzene	ug/l	NE	<0.5	na	na	na	na
sec-Butylbenzene	ug/l	NE	<0.5	na	na	na	na
p-Isopropyltoluene	ug/l	NE	<0.5	na	na	na	na
Ethyl-benzene	ug/l	700/140	2.2	3.9	4.3	<0.24	<0.24
MTBE	ug/l	60/12	<0.2	<0.22	<0.22	<0.22	<0.22
n-Propylbenzene	ug/l	NE	<0.5	na	na	na	na
Toluene	ug/l	343/68.6	0.51	0.89	1.1	<0.21	<0.21
1,2,4- Trimethylbenzene	ug/l	480/96	<1.0	3	2.7	<0.86	<0.86
1,3,5- Trimethylbenzene	ug/l		<1.0	<0.54	<0.54	<0.54	<0.54
Total Xylenes	ug/l	620/124	2	7.6	8.6	<1.34	<1.34
Lead	ug/l	15/1.5	2.9	<1.6	na	na	na
Iron	mg/L	NE	<0.05	na	na	0.051	0.051
Alkalinity	mg/L	NE	300	na	na	310	310
Nitrate/Nitrite	mg/L	10/2	1.8	na	na	4.3	4.3
Sulfate	mg/L	NE	45	na	na	44	44
Temperature	Celsius		15.7	na	na	20.1	20.1
Dissolved Oxygen	mg/L		5.2	na	na	4.02	4.02
pH			na	na	na	7.8	7.8

### Notes:

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